



MEMORANDUM

To: PLANNING COMMISSION

Date: August 8, 2006

From: COMMUNITY DEVELOPMENT DEPARTMENT

Subject: ADOPTION OF HISTORIC CONTEXT STATEMENT

REQUEST

The Planning Commission is requested to review and provide comments on the Historic Context Statement.

RECOMMENDATION

Adopt attached Resolution, recommending Council adoption of the Historic Context Statement.

BACKGROUND

In June 2005, the City Council approved an agreement with CIRCA: Historic Property Development (CIRCA) for the preparation of a Historic Context Statement. The purpose of the Historic Context Statement is to describe the significant broad patterns of development in Morgan Hill and provide a context for relating a property or structure to a significant theme of Morgan Hill's history, architecture, archaeology, engineering and cultural past. More importantly, the context statement will provide the basis for updating the City's Historic Resources Inventory and Preservation Ordinance. The Community Development Department's Work Plan for FY 2006-07 includes a project to draft revisions to the Cultural Resources Preservation Ordinance and update the City's inventory of historic buildings and sites. The process will include workshop(s) with the Planning Commission, City Council and the community first quarter 2007, with adoption anticipated in June 2007. Completion of the Historic Context Statement, and subsequently the inventory and ordinance, will expedite California Environmental Quality Act (CEQA) review, and expedite development applications processing. Copies of the Historic Context Statement were distributed to the Planning Commission on July 25, 2006.

CASE ANALYSIS

The Historic Context Statement identifies six significant themes, or contexts, in the history of Morgan Hill: Pre-Rancho Settlement, Pioneering Settlers, Municipal Development, Agribusiness, Commercial Development, and Ethnic, Religious and Social Groups. Included in the report are photographs of potential representative properties for the six contexts. At the time of distribution of the report, CIRCA had not yet assigned the representative properties to specific contexts. CIRCA will provide additional information regarding representative properties the night of the Commission meeting, and seek comments from the Commission regarding the properties and overall context statement.

RECOMMENDATION

The Planning Commission is requested to review the Historic Context Statement, provide comments, and adopt the attached Resolution recommending Council adoption of the context statement.

Attachments:

1. Resolution

R:\PLANNING\WP51\Zoning Amendment\2004\ZA0405CityofMH-Cultural Resource Update\Context Statement\ZA0405.mlp.doc

RESOLUTION NO. 06-

**A RESOLUTION OF THE PLANNING COMMISSION OF
THE CITY OF MORGAN HILL RECOMMENDING CITY
COUNCIL ADOPTION OF THE HISTORIC CONTEXT
STATEMENT**

WHEREAS, such request was considered by the Planning Commission at their regular meeting of August 8, 2006, at which time the Planning Commission recommended adoption of the Historic Context Statement; and

WHEREAS, testimony received at a duly-noticed public hearing, along with exhibits and drawings and other materials have been considered in the review process.

**NOW, THEREFORE, THE MORGAN HILL PLANNING COMMISSION DOES
RESOLVE AS FOLLOWS:**

SECTION 1. The approved project is consistent with the Zoning Ordinance and the General Plan.

SECTION 2. The project is categorically exempt from CEQA under Section 15306 of the CEQA Guidelines.

SECTION 3. The Planning Commission recommends to the City Council adoption of the Historic Context Statement.

**PASSED AND ADOPTED THIS 8th DAY OF AUGUST 2006, AT A REGULAR
MEETING OF THE PLANNING COMMISSION BY THE FOLLOWING VOTE:**

AYES: COMMISSIONERS:

NOES: COMMISSIONERS:

ABSTAIN: COMMISSIONERS:

ABSENT: COMMISSIONERS:

ATTEST:

APPROVED:

FRANCES O. SMITH, Deputy City Clerk

ROBERT J. BENICH, Chair